EXCLUSIVE LUXURY HOLIDAY HOMES IN THE HEART OF SOMERSET





WELCOME

Designed with love, care, and no expense spared.

With over 70 years' experience within the leisure and holiday industry, the House family have always taken pride in their innovative skills. After completing the extension of the existing Brean Country Club's Golf Course to include a full 18 holes in 2016, plans were set to design and construct a brand new multi-million pound state of the art Club House, Conference, Weddings and Events facility and Pro Shop which opened in Winter 2018.

With the vision of creating the ultimate relaxing haven for the most discerning of holiday home owners, spring 2019 saw the completion of Somerset's newest and most exclusive Holiday Home Lodge development, all set within the heart of Brean Country Club's extensive grounds.

Brean Country Club is a private gated development, with each Lodge sympathetically nestled around impeccably manicured landscaped gardens and lakes complete with views over Brean Country Club's 5,663 yard 18 hole golf course and the surrounding Mendip Hills

With an unrivalled selection of luxurious Holiday Home Lodges, all of which offer the epitome of style, design and functionality coupled with outstanding leisure facilities, Brean Country Club is truly a unique and exclusive destination, the ideal location for owning your very own "Home from Home" away from the hustle a bustle of daily life.

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A LIFESTYLE THE WHOLE FAMILY CAN ENJOY

A retreat for the weekends, Christmas or summer getaways for friends and family, our Holiday Home Lodges offer a lifestyle that is a world apart from everyday life.

A unique and tranquil gated community Brean Country Club really does offer the perfect idyllic location to escape, relax and unwind from the stresses and strains of everyday life.

Owning your own Holiday Lodge at Brean Country Club is a stress-free alternative to purchasing a traditional holiday cottage or apartment.

With no check in or check out times, and open all year round, you, your family and friends can escape to your very own perfect luxury retreat as often or as little as you choose, in the knowledge that whether you're in residence or not, our dedicated and highly trained team are at hand to help make owning a holiday home as hassle and stress free as possible!

It's an opportunity to spend relaxing times with friends and family, and a complete "get away from it all".

- Open all year
- 18 holes golf course
- · Secure gated community
- 24 hour security
- Designated parking bays outside every Lodge
- Brand new contemporary multimillion-pound clubhouse, restaurant and bar
- · Free Wifi Access

- Pets Welcome
- Freedom to let out your Lodge to help cover costs
- An extensive range of 2 & 3 bedroom show homes to view
- A choice of front row golf course and water front plots available
- Outstanding countryside views
- Just a short walk to miles of sandy beach
- All just 10 mins drive from junction 22 off the M5 motorway





THE PARK

Located just 10 minutes from Junction 22 off the M5 motorway with outstanding open countryside views, and yet only footsteps away from the sandy beaches of Brean and Berrow, Brean Country Club is so much more than a one-time holiday destination...

We understand how finding the right location for a holiday home is often the hardest challenge as today's families are so diverse, and trying to find the perfect location and lifestyle that suits all generations can seem an impossible task. This is where we offer our unique solution.

If it's peace, relaxation and tranquillity you'll find it in abundance, however, if it's excitement, entertainment and activities other family members crave then it's only the shortest of walks away.

Whatever the mood, at Brean Country Club you will find something to keep everyone entertained, young and old, come rain or shine, without ever needing to get in your car!

Enjoy a relaxing game of golf with friends or simply recline on your own private decking whilst taking in the stunning countryside views with a book and a glass of wine, whilst the rest of the family enjoy the many multi award winning facilities of Brean Country Clubs sister resort, which is all only a short walk away.

Here you'll find a spectacular host of activities and facilities including indoor and outdoor. swimming pools, play areas and sporting activities, as well as daytime and evening entertainment and the UK's largest free admission Theme Park!

As a lodge owner at Brean Country Club you, your family and friends really do benefit from the best of both worlds!



FACILITIES NEARBY

THE BEST OF BOTH WORLDS WITH THE WHOLE FAMILY CATERED FOR.

- Annual programme of Daytime and Evening Entertainment (seasonal opening times)
- Bars, Restaurants, Shops and Takeaways
- Amusement Arcade
- Supermarket
- Dog Walks
- Evening Mini Bus / Land Train (Seasonal)
- Brean Theme Park with over 40 Rides
- Go Karts
- Brean Splash Waterpark & Gym
- Brean Gym
- Pond Fishing (Licence required)
- Sky Sports & Big Screen TV
- Super Outdoor Play Area
- Unity Bowl: Ten Pin Bowling
- Brean Play Indoor Soft Play Area

On top of this, as a Lodge Owner at Brean Country Club you benefit from:

- Free swimming with queue jumping privilege
- Owner' Lounge serving complimentary hot drinks
- Free first year membership to Brean Golf Club & Gym for Two (with 50% discount thereafter)
- Discounted Leisure Pass
- Private Lodge Owner events
- Free individual wifi connection to your lodge
- Discounted annual passes for Brean Theme Park







ATTRACTIONS

INTRO TEXT

PLACES TO VISIT

- The historic maritime city of Bristol, with vibrant waterfront, bars, restaurants and attractions
- Wells, famous for The Bishop's Palace & Gardens and Cathedral
- Cheddar
- Wedmore
- Glastonbury
- Burnham-on-Sea
- Weston-super-Mare
- The Somerset Levels
- Dunster
- Porlock
- Watchet
- Blue Anchor Beaches
- Brean Sands
- Berrow
- Weston-super-Mare
- Burnham-on-Sea
- Sand Bay
- Klive
- The National Trust site of Brean Down
- England Coast Path which links to the South West
- Coast Path at Minehead

- Cheddar Gorge and Caves
- Sailing
- Fishing
- The Grand Pier at Weston-super-Mare
- Mountain Biking
- Sailing
- Horse Riding
- Rock Climbing
- Dry Skiing
- Caving and potholing

Shopping

- · Bristol city centre
- · Bath city centre
- The Mall at Cribbs Causeway
- Clarks Designer Outlet Village in Street

LOCAL AREA

Whether it's a peaceful walk along the sandy beaches, a leisurely stroll through idyllic countryside locations & quaint villages or exploring the local Victorian seaside towns, fabulous attractions and fantastic shopping, you'll find you are spoilt for choice.

Just 10 minutes away on foot, you will find seven miles of golden sands, access to national cycle routes, and the newest stretch of the England Coast Path at the National Trust site of Brean Down.

Brean Down itself is a natural pier with a Victorian fort, and on clear days offers unrivalled views of not just the Somerset Coast, but the coastline of South Wales, where cattle and wild ponies can be found grazing, as well as an abundance of flora and fauna changing with the seasons.

The location is favoured by walkers, cyclists, wildlife enthusiasts and photographers. With Brean Beach featured in The Telegraph as one of the top ten dog friendly beaches, and The Guardian featuring Brean Down as one of the top ten walks in the UK, it won't surprise you to hear that whilst traditionally most would pass by on their way to Devon or Cornwall, more and more people are stopping off to explore everything that is on offer.







DEVELOPMENT FACT FILE

- 12 month holiday season Holiday at any time of the year with no closed season
- 35 year site licence
- Private parking right outside every Lodge
- Secure gated community
- 24 hour security
- Direct access to Brean Country Club Golf Course
- Bar and Restaurant
- Free Wifi Access
- Pets Welcome
- Freedom to let out your Lodge to help cover costs

Phase 1 offers a total of 31 two and three bedroom luxury lodge homes which offer a choice of front line golf course views and/or water front locations.



LODGES

Purchasing a Lodge at Brean Country Club is easy. Simply choose your perfect lodge from our comprehensive range of designs, and within two weeks you could be moving in and enjoying your new lifestyle.

All our Lodge Homes are built in the UK by the country's leading manufacturers. Designed to the highest specifications with style, functionality, practicality and low maintenance in mind with prices and styles to suit all tastes.

Every Lodge comes fully furnished throughout meaning we really do offer a perfect "turnkey" Holiday Home ownership package.

And remember, unlike purchasing a traditional property, when you purchase a Lodge at Brean Country Club there is: NO stamp duty to pay | NO legal fees to pay | NO annual council tax to pay

We can offer a range of funding options, which include specialist finance packages tailored to suit your budget and needs to help your dream become reality.

All our lodges include:

- · Delivery, siting and all utilities connected
- Fully furnished throughout to the highest standard
- Fully fitted kitchen and appliances
- LED Smart TVs throughout
- Internet connection
- Manufacturer's Warranty
- Externally clad in ultra-low maintenance CanExel premium cladding
- All windows are double glazed and all lodges have gas central heating
- Lodges are insulated and constructed to surpass British Building Regulation BS3632
- External store right outside your lodge
- Designer external bike rack





2 BED LODGE

- Fully Furnished
- Luxury Soft Furnishings
- Fitted Appliances

2 bedroom example floor plan:



3 BED LODGE

- Open Plan Living Spaces
- Family Bathrooms
- Designer Interiors
- Innovative Layouts

3 bedroom example floor plan:

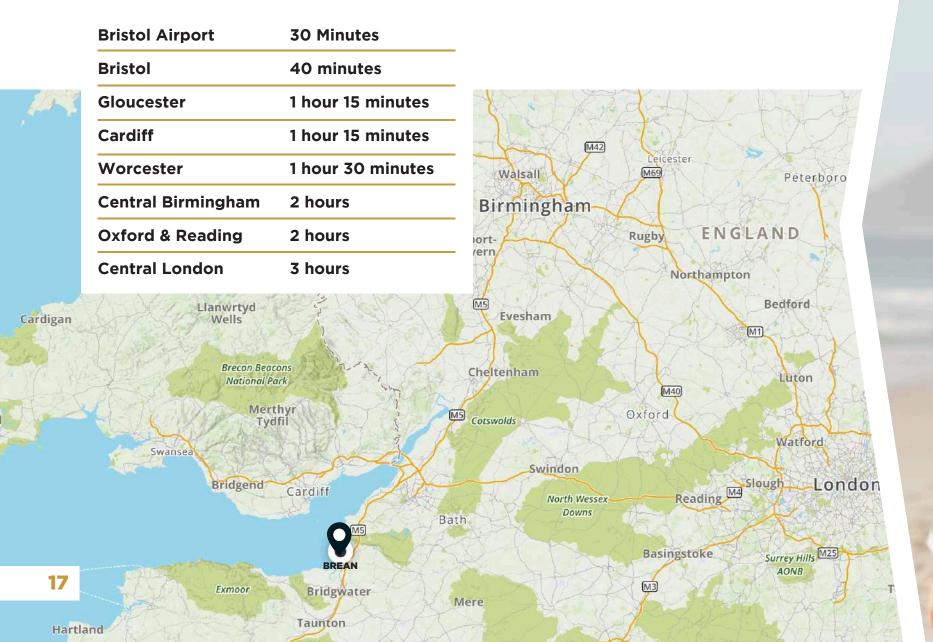






WE ARE EASY TO FIND

Located just a short 10 minute drive from Junction 22 off the M5 motorway







Pick up the phone and give the Bean Country Club Team a call and arrange a VIP visit.

01278 752129

By visiting you'll have the opportunity to experience the lifestyle that Brean Country Club offers "first hand". Our dedicated Owners' Team will be on hand to answer any questions that you might have face to face, as well as offering you the opportunity to view a selection of available Lodges and plots.

Viewings are available 7 days a week.

We look forward to welcoming you.

Visit www.breancountryclub/lodges

Brean Country Club, Red Road, Berrow, TA8 2FG